



## 870 Dougall Road Kelowna British Columbia

\$899,900

Tucked away in a quiet Rutland neighbourhood, this versatile home offers comfort, convenience, and income potential—all with a beautiful view. Ideally located just minutes from Costco, Orchard Park Shopping Centre, an abundance of shops, restaurants, and nearby parks, plus a short drive to Downtown, the location is hard to beat. Upstairs features a bright and functional layout with 3 bedrooms and 2 bathrooms, perfect for families. Downstairs, a fully self-contained legal 2-bedroom, 1-bath suite with separate laundry provides an excellent mortgage helper or space for extended family. Step outside to a flat, usable backyard complete with brand-new decking—ideal for entertaining or relaxing while taking in the view. Set in a peaceful, established area, this property combines lifestyle, flexibility, and value in one compelling package. (id:6769)

Utility room 6'3" x 15'11"

Laundry room 5'6" x 10'5"

Bedroom 9'3" x 9'7"

Bedroom 10'1" x 10'7"

4pc Bathroom 7'7" x 7'4"

3pc Ensuite bath 7'7" x 4'4"

Primary Bedroom 10'9" x 12'2"

Dining room 8'1" x 10'1"

Living room 16'9" x 14'2"

Kitchen 10'0" x 13'0"

Full bathroom 8'5" x 4'6"

Bedroom 14'7" x 11'7"

Bedroom 11'1" x 9'5"

Living room 20'3" x 14'10"

Kitchen 8'11" x 11'7"

Listing Presented By:



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